

**PLANNING COMMISSION OF THE CITY OF SAN DIEGO
MINUTES OF REGULAR SCHEDULED MEETING OF
JULY 22, 2004
IN CITY COUNCIL CHAMBERS- 12TH FLOOR
CITY ADMINISTRATION BUILDING**

CHRONOLOGY OF THE MEETING:

The meeting was called to order by Chairperson Lettieri at 9:00 a.m. Chairperson Lettieri adjourned the meeting at 10:15 a.m.

ATTENDANCE DURING THE MEETING:

Chairperson Tony Lettieri-present
Vice-Chairperson Barry Schultz-present
Commissioner Carolyn Chase-present
Commissioner Kathleen Garcia-not present
Commissioner Gil Ontai-present
Commissioner Dennis Otsuji-present
Commissioner Mark Steele-present
Betsy McCullough, Planning Department-not present
Mary Wright, Planning Department-present
Bob Manis, Planning Department-not present
Marcela Escobar-Eck, Development Services-not present
Mike Westlake, Development Services
Mary Jo Lanzafame, Deputy City Attorney-present
Linda Lugano, Recorder-present

ITEM-1: ANNOUNCEMENTS/PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE COMMISSION NOT PREVIOUSLY HEARD:
None.

ITEM-2: REQUESTS FOR CONTINUANCE:
P.J. Fitzgerald requested that Item #7, Appeal of the Hearing Officer Decision for the Rock Academy be continued to August 26, 2004. Due to the fact that there were not four Commissioners able to vote on this continuance, this item was trailed to the next regular hearing of August 5, 2004.

ITEM-3: REQUESTS FOR ITEMS TO BE PLACED ON THE CONSENT AGENDA:
Items No. 9 Eads Avenue Tentative Map; No. 11 Qualcomm Public Right of Way Permit and No. 12, Schmitter Condominiums were placed on the consent agenda.

ITEM-4: DIRECTOR’S REPORT:
Coleen Clementson advised of the following: SANDAG Board of Directors will consider the Regional Comprehensive Plan on July 23, 2004. The General Plan Monitoring Report was taken to the LU&H Committee on July 21, 2004 and was well received. Patsy Chow will be taking the Large Retail Ordinance back before the Commission for September 30th. It will be going before CPC next week. Chairperson Lettieri requested that staff consider hearing this item on October 7 for a full commission.

Mary Wright announced that the two positions in the Planning Department lost during this last budget have been placed elsewhere in the City.

Mike Westlake distributed a sample of a revised notice of public hearings that will be provided to tenants of condo conversions regarding their rights and benefits.

ITEM-5: COMMISSION COMMENT:
None.

ITEM-6: VERONA – PROJECT NO. 11864

Mike Westlake explained that this project was not noticed therefore it had to come back before the Commission for another approval.

Derrick Johnson presented Report to the Planning Commission No. PC-04-100 Revision.

Testimony in favor by Mehran Saberi.

Testimony in opposition by Ruth Harris and Yang Wang.

Public testimony was closed.

COMMISSION ACTION:

MOTION BY ONTAI TO APPROVE STAFF'S RECOMMENDATIONS.

Second by Otsuji. Passed by a 5-0 vote with Commissioner Steele recusing and Commissioner Garcia not present.

ITEM-7: **APPEAL OF THE HEARING OFFICER DECISION FOR THE ROCK ACADEMY AT NTC. PROJECT NO. 9113.**

This item was trailed to the next regular hearing of August 5, 2004. It is anticipated that this item will be continued to August 26, 2004.

ITEM-8: **AMENDMENTS TO THE BALBOA PARK MASTER PLAN FOR THE PROPOSED VETERAN'S MEMORIAL GARDEN.**

Charlie Daniels presented Report to the Planning Commission No. PC-04-099.

Speaker slips submitted by Robert Cardenas, Rod Melendez and David Reed but did not speak.

No one present to speak in opposition.

Public testimony was closed.

COMMISSION ACTION:

MOTION BY STEELE TO RECOMMEND TO THE CITY COUNCIL THAT

THEY APPROVE STAFF'S RECOMMENDATIONS. Second by Ontai. Passed by a 6-0 vote with Commissioner Garcia not present.

ITEM-9: **EADS AVENUE TENTATIVE MAP - PROJECT NUMBER 25880.**

COMMISSION ACTION:

CONSENT MOTION BY STEELE TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-115. Second by Ontai. Passed by a 6-0 vote with Commissioner Garcia not present.

ITME-10: **AUBURN PARK GENERAL/COMMUNITY PLAN AMENDMENT – MID-CITY PROJECT NO. 35499. INITIATION OF AN AMENDMENT TO THE PROGRESS GUIDE AND GENERAL PLAN AND THE MID-CITY COMMUNITIES PLAN TO REDESIGNATE AN APPROXIMATELY 2.3 ACRE SITE FROM INDUSTRIAL TO RESIDENTIAL. (21 TO 25 DWELLING UNITS PER ACRE.)**

Marlon Pangilinan presented Report to the Planning Commission No. PC-04-103.

Testimony in favor by Ginger Hitzke and Jose Lopez.

Speaker slip in opposition submitted by Michael Sprague but did not speak.

Public testimony was closed.

COMMISSION ACTION:

MOTION BY SCHULTZ TO APPROVE THE INITIATION. Second by Ontai. Passed by a 6-0 vote with Commissioner Garcia not present.

ITEM-11: **QUALCOMM PUBLIC RIGHT-OF-WAY USE PERMIT - PROJECT NUMBER 15544.**

COMMISSION ACTION:

CONSENT MOTION BY STEELE TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-110. Second by Ontai. Passed by a 6-0 vote with Commissioner Garcia not present.

ITEM-12: **SCHMITTER CONDOMINIUMS- PROJECT NUMBER 19831.**

COMMISSION ACTION:

CONSENT MOTION BY STEELE TO APPROVE STAFF'S RECOMMENDATIONS AS OUTLINED IN REPORT TO THE PLANNING COMMISSION NO. PC-04-130. Second by Ontai. Passed by a 6-0 vote with Commissioner Garcia not present.

ITEM-13: **TOWNE CENTRE CORPORATE PLAZA.**

COMMISSION ACTION:

MOTION BY STEELE TO CONTINUE TO AUGUST 12, 2004 AT THE REQUEST OF STAFF. Second by Chase. Passed by a 6-0 vote with Commissioner Garcia not present.

The Planning Commission meeting was adjourned by Chairperson Lettieri at 10:15 a.m.